

201900037123



NOTICE UNDER MECHANIC'S LIEN LAW

PLEASE TAKE NOTICE, that **M. Cristo, Inc., as lienor**, has **and claims a lien on the real property** hereinafter described as follows:

(1) The name of the lienor is **M. Cristo, Inc., being a New York corporation whose address is 2425 Kraft Road, Castleton NY, 12033**, has and claims a lien for the principal and interest of the price and value of the labor and material hereinafter mentioned, upon the building and appurtenances, and upon the lot, premises and parcel of land in Broome County upon which the same may stand, or be intended to stand, hereinafter mentioned, pursuant to the Lien Law of the State of New York and all acts amending or extending the same or providing for the filing of mechanic's lien; or in force in said County in reference to mechanic's liens, and hereby states:

(1a) The name and address of lienor's attorney: Kevin Laurilliard, Esq., McNamee Lochner P.C., 677 Broadway, Suite 500, Albany, New York 12207.

(2) Upon information and belief, the name of the **owners of the real property are Huron Real Estate Associates, LLC**, with an address of 1701 North Street, Endicott, New York 13760, (the "Property") represented by James W. Orband, Esq., Hinman Howard & Kattel, LLP, P.O. Box 5250, Binghamton, NY 13902-5250. Upon information and belief, the owner(s) have a **fee interest in the Property** and **consented to the improvements made by the lienor to the Property being liened**.

(3) The name of the person to whom the lienor(s) furnished or is (are) to furnish materials and for whom the lienor(s) performed labor is **Sungeel MMC Americas LLC with an address at 222 Bloomingdale Road, Suite 401, White Plains, New York 10605, as the tenant of the Property**. Upon information and belief, **Sungeel MMC Americas LLC, is leasing all or a part of the Property** identified in paragraph 7 below.

The name of the person with whom the contract was made is **Sungeel MMC Americas LLC**.

(4) The material furnished was materials used for the demolition performed by the lienor.

The material actually manufactured for but not delivered to the real property is: N/A.

The labor performed demolition services.

Upon information and belief, **the agreed price and value of the material furnished and labor performed is \$793,280.00.**

Total agreed price and value: \$793,280.00.

(5) The amount unpaid to the lienor(s) for said material furnished and labor performed is **\$550,000.00.**

Total amount unpaid: \$550,000.00.

The total amount claimed for which this lien is filed is **\$550,000.00.**
(plus accruing finance charges and other fees permitted by law)

{M1673408.2 }

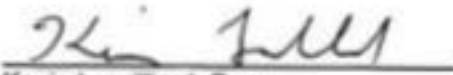
- (6) The time when the first item of material was furnished and/or labor was performed was December 13, 2018.

The time when the last item of material was furnished and/or labor performed was July 1, 2019.

- (7) The Property subject to the lien is Huron Campus - Building 259 - 1701 North Street, Endicott, New York 13760, in the County of Broome, Village of Endicott, Tax Map I.D. No. 157.06-1-43. The fee interest of this Property is subject to this lien because, upon information and belief, the owner consented to the improvements made by the lienor to the Property being lienor. In addition, the lessors' leasehold interest, as set forth in paragraph 3 above, is also subject to this lien.

That said labor and materials were performed and furnished for and used, and the professional services rendered were used, in the improvement of the Property hereinbefore described. That eight months have not elapsed dating from the last item of work performed, and dating from the last items of materials furnished, nor since the completion of the contract, nor since the final performance of the work, nor since the final furnishing of the materials for which this lien is claimed.

Dated: December 30, 2019


Kevin Laurillard, Esq.
McNamee Lochner P.C.
677 Broadway, Suite 500
Albany, New York 12207
(518) 447-3200

VERIFICATION

STATE OF NEW YORK)
) ss.:
COUNTY OF ALBANY)

The undersigned, an attorney admitted to practice in the courts of New York State, shows: deponent is a member of the firm of McNamee Lochner P.C., attorneys of record for the Lienor in the within action; deponent has read the foregoing Notice under Mechanic's Lien Law and knows the contents thereof; the same is true to deponent's own knowledge, except as to the matters therein stated to be alleged on information and belief, and that as to those matters deponent believes it to be true. This verification is made by deponent and not by lienor because the undersigned is an authorized agent of the Lienor.

The grounds of deponent's belief as to all matters stated upon deponent's knowledge are as follows: conversations with the Lienor, books and records of the Lienor that are kept in the ordinary course of business which has been provided to deponent's law firm.

Dated: December 20, 2019

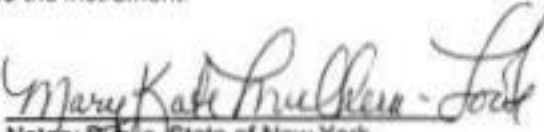


Kevin Laurilliard, Esq.
McNamee Lochner P.C.
677 Broadway, Suite 500
Albany, New York 12207
(518)-447-3200

ACKNOWLEDGMENT

STATE OF NEW YORK)
) ss.:
COUNTY OF ALBANY)

On December 30, 2019, before me, the undersigned, personally appeared Kevin Laurilliard, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public, State of New York

MARY KATE MULHERN-FOOTE
Notary Public, State of New York
No. 6150030
Qualified in Albany County
Commission Expires July 24, 2022

AFFIDAVIT OF SERVICE

STATE OF NEW YORK)

COUNTY OF ALBANY)

ss.:

MARY KATE MULHERN-FOOTE, being duly sworn, deposes and says that she is over the age of 18 years; that on December 30, 2019, she served the within Notice Under Mechanic's Lien Law via **Certified Mail**, upon the following:

Huron Real Estate Associates, LLC
c/o James W. Orband, Esq.
Hinman Howard & Kattell, LLP
P.O. Box 5250
Binghamton, New York 13902-5250

Huron Real Estate Associates, LLC
1701 North Street
Endicott, NY 13760

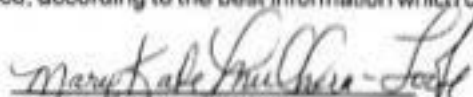
Huron Real Estate Associates, LLC
Huron Campus, Building 249
1701 North Street
Endicott, NY 13760

Sungeel MMC Americas LLC
222 Bloomingdale Road, Suite 401
White Plains, NY 10605

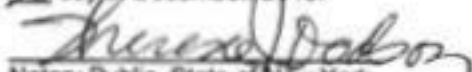
Sungeel MMC Americas LLC
Huron Campus, Building 249
1701 North Street
Endicott, NY 13760



by depositing true and correct copies of the same properly enclosed in postage paid envelopes marked "certified mail", in the official depository maintained and exclusively controlled by the United States at 677 Broadway, Albany, New York, directed to the above, at their respective addresses, those being the addresses designated for that purpose upon the last papers served in this action or the place here the above then resided or kept an office, according to the best information which can be conveniently obtained.


Mary Kate Mulhern-Foote

Sworn to before me this
30 day of December, 2019.


Notary Public, State of New York

(01017408.2)

THERESA J. DODSON
Notary Public, State of New York
Qualified in Albany County
No. 01004800422
Commission Expires July 31, 2021